

LOT 15 AMELIA LANDING PHASE 1.
WD 1301-887, WD 1364-2040, LE 15

STATTER DANNY
275 SW BEACON WAY
LAKE CITY, FL 32025-2040

2026

13-4S-16-02951-115



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
NEIGHBORHOOD/LOC	13416.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,633	100	2024	1,633	214,753
FGR	441	55	2024	243	31,956
FOP	38	30	2024	11	1,447
FOP	96	30	2024	29	3,813
UOP	72	20	2024	14	1,841
TOTALS	2,280			1,930	253,812

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0	100	0	1,059.00	UT	3.00	3.00
2	0031	BARN, MT AE	0	100	30	1,500.00	UT	15.00	15.00
3	0040	BARN, POLE	0	100	30	1.00	UT	7,500.00	7,500.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		RSF-1	0.00	0.00	1.00

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0100	01	1,930	123.6015	138.43	267,170	2020	2020	0	0
1 SINGLE FAM 100% - 2021 Heated Area: 1633 HX Base Yr 2021									
275 SW BEACON WAY, LAKE CITY									

TOTAL OB/XF									
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COLUMBIA COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 2					Tax Dist:				
BUILDING MARKET VALUE					253,812				
TOTAL MARKET OB/XF VALUE					33,177				
TOTAL LAND VALUE - MARKET					35,000				
TOTAL MARKET VALUE					321,989				
SOH/AGL Deduction					134,617				
ASSESSED VALUE					187,372				
TOTAL EXEMPTION VALUE					50,722				
BASE TAXABLE VALUE					136,650				
TOTAL JUST VALUE					321,989				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					324,660				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
41441	STORAGE BLDG		03/02/2021
38188	SFR	0	05/11/2020
38188	SFR	791	06/04/2019

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1549/1144	8/28/2025	LE	U	I	14	100	
GRANTOR: STATTER DANNY E (ENH							
GRANTEE: STATTER DANIEL E (R							
1364/2040	7/16/2018	WD	Q	V	01	19,000	
GRANTOR: CHRISTOPHER R INMAN							
GRANTEE: DANNY STATTER							

BUILDING NOTES									
BAS=[YR=2024;ORIG=25,17] N31 W13 N6 W10 S6 W28 S31 E15 N2 E4 S2 E32 \$									
FGR=[YR=2024;ORIG=25,17] W21 S21 E21 N21 \$									
FOP=[YR=2024;ORIG=2, -14] N6 W16 S6 E16 \$									
UOP=[YR=2024;ORIG=-14, -20] W12 S6 E12 N6 \$									
FOP=[YR=2024;ORIG=-6,22] N5 W1 N2 W4 S2 W1 S5 E6 \$									